



**NOTICE OF MEETING
ZONING ADVISORY COMMITTEE
OF MARBLE FALLS, TEXAS
Thursday, August 17, 2017 – 6:00 PM**

A quorum of the Marble Falls City Council, Planning & Zoning Commission, and the Economic Development Corp. may be present

Notice is hereby given that a **Public Meeting** of the **Zoning Advisory Committee** of the City of Marble Falls, Texas will be held on **Thursday, August 17, 2017 at 6:00 pm** in the City Council Chambers located at 800 Third Street, Marble Falls, Texas, at which time the following subjects will be discussed:

1. CALL TO ORDER

2. CITIZENS/VISITORS COMMENTS TO COMMITTEE. *At this time, any person with business before the Committee not scheduled on the agenda may speak to the Committee. No formal action can be taken on these items at this meeting. No discussion or deliberation can occur in Citizen/Visitors Comments. Comments regarding specific agenda items should occur when the item is called.*

3. REGULAR AGENDA

(a) **APPROVAL OF MINUTES:** *Minutes from the regular meeting on August 10, 2017.*

(b) **PRESENTATION AND DISCUSSION:** Regarding the proposed language from Module 2 of the Zoning Regulations, including:

- Article 4 General Development Regulations (non-residential language only)
- Article 5 Environmental Protection
- Article 7 Access and Circulation
- Article 8 Parking, Loading, Lighting
- Article 9 Trees, Landscaping, Screening

(c) **DISCUSSION:** *Regarding upcoming meetings, material/content, and project schedule.*

4. ANNOUNCEMENTS AND FUTURE AGENDA ITEMS

5. ADJOURNMENT

"The Zoning Advisory Commission reserves the right to adjourn into Executive Session at any time during the course of this meeting to discuss any matters listed on the agenda, as authorized by the Texas Government Code, including but not limited to, Sections: 551.071 (Consultation with Attorney), 551.072 (Deliberations about Real Property), 551.073 (Deliberations about Gifts and Donations), 551.074 (Personnel Matters), 551.076 (Deliberations about Security Devices) 551.087 (Economic Development), 418.183 (Deliberations about Homeland Security Issues), and as authorized by the Texas Tax Code including but not limited to, Section 321.3022 (Sales Tax Information)."

In compliance with the Americans for Disabilities Act, the City of Marble Falls will provide for reasonable accommodations for persons attending the Committee Meetings. To better serve you, requests should be received 24 hours prior to the meeting, by contacting Ms. Scarlet Contreras, Committee Secretary, at 830-798-7086.



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Certificate of Posting Agenda Meeting Notice

I, Scarlet Contreras, Planning Technician of Development Services for the City of Marble Falls, Texas, certify this Meeting Notice was posted at the Marble Falls City Hall in a place readily accessible to the general public, on the 11th day of August, 2017, at **12:00 p.m.**, posted thereafter for at least 72 continuous hours before the scheduled time of said meeting. The agenda is also posted on the City's web site: www.marblefallstx.gov.

A handwritten signature in blue ink, appearing to read "Scarlet Contreras", is written over a horizontal line.

Scarlet Contreras, Planning Technician of Development Services



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Agenda Item: 3 (a)
Department: Development Services
Submitted By: City Staff

SYNOPSIS

The Committee will consider approval of the minutes from the regular meeting on August 10, 2017.

**STATE OF TEXAS
COUNTY OF BURNET
CITY OF MARBLE FALLS**

On this 10th day of August, 2017 the Zoning Advisory Committee convened at the regular meeting place having been posted as prescribed by law, with the following members present in accordance to-wit:

ZAC PRESENT:	Jane Marie Hurst	Chairperson
	Reed Norman	Committee Member
	Jim Weber	Committee Member
	Matt Fields	Committee Member
	John Page	Committee Member
	Steve Nash	Committee Member
	Greg Mills	Committee Member
	Darlene Oostermeyer	Committee Member
COMMITTEE MEMBERS ABSENT:	Dave Plante	Committee Member
	Steve Reitz	Committee Member
	Brian Shirley	Committee Member
	Richard Westerman	Committee Member
STAFF PRESENT:	Mike Hodge	City Manager
	Caleb Kraenzel	Assistant City Manager
	Chelsea Seiter-Weatherford	GIS Analyst
	Scarlet Contreras	Committee Secretary
VISITORS:	Matt Buccin, AICP	Halff Associates
	Jordan Maddox	Halff Associates

1. **CALL TO ORDER.** Chairperson Hurst called the meeting to order at 6:09pm.
2. **CITIZENS/VISITORS COMMENTS TO COMMITTEE.** At this time, any person with business before the Committee not scheduled on the agenda may speak to the Committee. No formal action can be taken on these items at this meeting. No discussion or deliberation can occur in Citizen/Visitors Comments. Comments regarding specific agenda items should occur when the item is called
3. **REGULAR AGENDA**
 - (a) **APPROVAL OF MINUTES:** Minutes from the regular meetings on May 11, 2017. Committee Member Norman motioned to approve the minutes as presented. Committee Member Page seconded the motion. The motion was approved by a vote of 8 – 0.
 - (b) **PRESENTATION AND DISCUSSION:** *Regarding the proposed language from Module 2 of the Zoning Regulations, including:*
 - Article 4 General Development Regulations (non-residential language only)
 - Article 5 Environmental Protection
 - Article 7 Access and Circulation
 - Article 8 Parking, Loading, Lighting
 - Article 9 Trees, Landscaping, Screening

The Committee participated in a brief discussion regarding tree preservation, driveway specifications, and subdivision regulations. Due to agenda delivery complications the Committee has opted to reconvene on August 17, 2017 to allow for further review of the material.

(c) DISCUSSION: *Discussion regarding forthcoming Module 2 Strategic Directions.* Due to agenda delivery complications the Committee has opted to reconvene on August 17, 2017 to allow for further review of the material.

(d) DISCUSSION: *Regarding upcoming meetings and project schedule.* The Committee has agreed upon the following dates for the next meetings: August 17th, August 24th, and September 21st.

4. ANNOUNCEMENTS AND FUTURE AGENDA ITEMS

5. ADJOURNMENT Committee Member Norman made a motion to adjourn. Committee Member Mills seconded the motion. The motion passed by a vote of 8 – 0. The meeting was adjourned at 8:13pm.

Jane Marie Hurst – Chair to the Committee

Scarlet Contreras - Committee Secretary



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Agenda Item: 3 (b)
Department: Development Services
Submitted By: City Staff

SYNOPSIS

The purpose of this item is to present and review Module 2, the non-residential portion of Articles 4, 5, 7, 8, 9 draft material. Due to the length and complexity of the material, we will be scheduling another ZAC meeting for the residential portion of Module 2.

Link to Module 2: <http://marblefallstx.gov/DocumentCenter/Home/View/4272>

Committee Member Notes:



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Agenda Item: 3 (d)
Department: Development Services
Submitted By: City Staff

SYNOPSIS

The purpose of this item is for the Committee to review the project timetable, next steps/meetings/material, and future meeting dates.

Back matter attached: Project Schedule.

Committee Member Notes:
